

GOVERNMENT OF ANDHRA PRADESH  
ABSTRACT

LANDS – Hyderabad District – Transfer of Rights on certain occupations / encroachments of certain specified categories of unassigned Government lands – Application of Smt Sujatha Mahajan W/o Satish Mahajan for regularization of encroached Government land to an extent of 585 square yards ( Plot Nos. 54 & 55 of Seva Mandal Society) in Sy. No.74 of Marredpally Paigah, Marredpally Mandal, Hyderabad District - Orders – Issued.

-----  
Revenue (Assignments.III) Department

**G.O. Ms. No.** 616

**Dated 09 .07.2010**

**Read the following :-**

- (1) G.O. Ms. No.166, Revenue (Assn.POT) Department, dated 16.2.2008.
- (2) Application No.32022 dated 25.08.2008 of Smt. Sujatha Mahajan W/o Satish Mahajan addressed to the District Collector – Hyderabad.
- (3) Letter No. B/905/08, dated 07.09.2009 of the Tahsildar, Marredpally Mandal, Hyderabad District.
- (4) Collector – Hyderabad File No. R2/5541/2009 dated 19.12.2009 addressed to Special Chief Secretary and C.C.L.A. Hyderabad.
- (5) Letter Ref. No. BB2/2907/2009, dated 06.03.2010 received from the Special Chief Secretary and Chief Commissioner of Land Administration, AP Hyderabad.

-:0:-

**ORDER :-**

In the reference 3<sup>rd</sup> read above the Tahsildar Marredpally Mandal has reported that one Smt Sujatha Mahajan W/o Satish Mahajan has applied for regularization of Government land to an extent of 585 Square Yards in alleged Sy. No. 74/9 and the same has been enquired. The enquiry reveals that the said land is falls in Sy. No. 74 of Marredpally Paigah Village which is classified as Government land as per the pahani of 1356 ( Fasli) and the land applied for regularization is vacant on ground. The applicant has purchased the plot from Seva Mandal Society. The said Society is claiming the Government land as Sy. No. 74/9, but as per survey record there is no such Sy. No. 74/9 and they are also claiming this land as assigned land and they have obtained the layout and municipal permission and ULC clearance by misrepresenting the facts and claimed it is assigned land. Therefore, to resolve the dispute the State of Andhra Pradesh has appointed a One Man commission headed by the former Chief Commissioner of Land Administration and he enquired and submitted his final report in his which he has made two observations (1) the Government should cancel the assignment allegedly made by the Paigah authorities through an enactment and (2) the One Man Commission also observed that the Government should regularize the structured area by collecting a percentage of market value. It has also been reported that the Government also issued a Memo and directed to regularize the illegal occupation ( structured area). Subsequently, the State of Andhra Pradesh represented by Mandal Revenue Officer Marredpally has filed Land Grabbing Case in LGC No. 167/97 against all Societies and their purchasers also made as Respondents. In this case the present applicant made as Respondent No. 1304 against Plot Nos. 54 and 55 of Seva Mandal Society.

**2.** The Thasildar Marredpally has also reported that the applicant ( Respondent No.1304 in the LG case) himself come forward for regularization of his illegal occupation, and opined that it is better to consider the application for regularization and it will give strength to the remaining cases and it may be also useful for evidence on behalf of Government.

**3.** The District Collector – Hyderabad in his letter 4<sup>th</sup> read above has reported that the land under reference was inspected by the District Level Committee Members and recommended the case in the District Level Committee meeting held on 27.10.2009 for the applied area to an extent of 585 Square yards. The Committee has recommended the case for regularization and requested to forward the application to the Chief Commissioner of Land Administration for placing the same before the State Level Committee. The District Collector has also reported that as per the matrix under G.O. Ms. No.166, Revenue (Assn.POT) Department, dated 16.2.2008 the amount to be payable by the applicant is Rs.21,76,871/- towards regularization for the extent of 585 Square yards.

4. The Chief Commissioner of Land Administration in his letter 5<sup>th</sup> read above has reported that the proposal of the District Collector for regularization of encroached Government land to an extent of 585 Square Yards in Plot Nos. 54 & 55 Seva Mandal Society, East Marredpally of Hyderabad in favour of Smt. Sujatha Mahajan W/o Satish Mahajan was placed before the Regularization Committee meeting held on 19.02.2010 and the Committee have recommended the proposal of the Collector on payment of basic value of Rs.3,700/- per square yards and the total amount payable is Rs.21,76,871/- ( Rupees twenty one lakhs seventy six thousand eight hundred and seventy one only). The Chief Commissioner of Land Administration, finally requested the Government to issue appropriate orders in the mater.

5. In the circumstances explained above, Government have examined the matter in the light of the policy guidelines issued in G.O. Ms. No.166, Revenue (Asnn.POT) Department dated 16.2.2008 and after careful consideration of the recommendations of the State Level Regularization Committee hereby permit the Collector – Hyderabad for transfer of rights of the encroached Government land bearing in Sy. No.74, Marredpally Paigah, Marredpally Mandal, Hyderabad District admeasuring 585 Square Yards ( Plot Nos. 54 & 55 of Seva Mandal Society) in favour of Smt. Sujatha Mahajan W/o Satish Mahajan on payment of Rs.21,76,871/- ( Rupees twenty one lakhs seventy six thousand eight hundred and seventy one) only in terms of G.O. Ms. No.166, Revenue (Assn.III) Department, dated 16.2.2008. The above transfer of rights is subject to adhering the following conditions.

- (i) It is to be ensured that the proof of document furnished by the applicant should be in favour of the applicant and the document should be on or before the stipulated date i.e. 31.12.2003.
- (ii) The Registered Document should be verified about its validity and genuineness.
- (iii) The calculation should be verified as per matrix and confirm its correctness before giving notice to the applicant.
- (iv) An Affidavit should be obtained from the applicant that he / she shall forego his / her right in all the pending cases and with drawal of L.G. / S.L.P. cases pending before the Land Grabbing Court and other Courts etc.
- (v) All other conditions prescribed in G.O. Ms. No.166, should be followed.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

RAJESHWAR TIWARI  
SECRETARY TO GOVERNMENT

To  
The Special Chief Secretary and  
Chief Commissioner of Land Administration,  
A.P. Hyderabad.  
The District Collector – Hyderabad  
(with original record bearing No. R2/5541/2009  
Note File 3 pages and C.F. 29 pages)  
Copy to:  
The Applicant (thro' Collector – Hyderabad)  
SF

/ Forwarded :: By Order /

SECTION OFFICER